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Date 2/03/2015 Time 8:21 AM

Rec Amt \$17.00 Aud Amt \$5.00

Rev Transfer Tax \$159.20

Rev Stamp# 27 DOV# 30

INDX

ANNO

SCAN

LISA SMITH, COUNTY RECORDER

MADISON COUNTY IOWA

CHEK



\$100,000

Warranty Deed
(Corporate/Business Entity Grantor)
THE IOWA STATE BAR ASSOCIATION
Official Form #335
Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)

Jerrold B. Oliver, P. O. Box 230, Winterset, IA 50273, (515) 462-3731

Taxpayer Information: (Name and complete address)

MCVC, LLC, 2124 W. Summit Street, Winterset, IA 50273

✓ **Return Document To: (Name and complete address)**

MCVC, LLC, 2124 W. Summit Street, Winterset, IA 50273

Grantors:

Hollen Family Properties, LLC

Grantees:

MCVC, LLC

Legal description: See Page 2

Document or instrument number of previously recorded documents:



Warranty Deed

(Corporate/Business Entity Grantor)

For the consideration of \$100,000.00 Dollar(s) and other
valuable consideration, Hollen Family Properties, LLC

a(n) limited liability company organized and existing under
the laws of Iowa does hereby Convey to MCVC, LLC

the following described real estate in Madison County, Iowa:
See attached Exhibit "A".

The grantor hereby covenants with grantees, and successors in interest, that it holds the real estate by title in fee simple; that it has good and lawful authority to sell and convey the real estate; that the real estate is free and clear of all liens and encumbrances, except as may be above stated; and it covenants to Warrant and Defend the real estate against the lawful claims of all persons, except as may be above stated.

Words and phrases herein, including acknowledgment hereof, shall be construed as in the singular or plural number, according to the context.

Dated: 1-30-15

Hollen Family Properties, LLC
a(n) limited liability company

By *Eric Hollen*
Eric Hollen, Manager

By *Susan Hollen*
Susan Hollen, Manager

STATE OF IOWA, COUNTY OF MADISON
This record was acknowledged before me on this 30 day of Jan, 2015,
by Eric Hollen and Susan Hollen
as Manager and Manager, respectively
of Hollen Family Properties, LLC

Jerrold B. Oliver
Signature of Notary Public

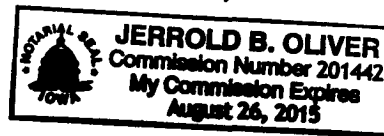


Exhibit "A"

Commencing at a point 417.42 feet East and South 00 degrees 05 minutes West 82.50 feet of the North Quarter Corner of Section Two (2), in Township Seventy-five (75) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa, thence continuing South 00 degrees 05 minutes West 379.95 feet; thence East 404.13 feet; thence North 00 degrees 05 minutes East 361.59 feet; thence North 87 degrees 28 minutes West 404.55 feet along the South line of Iowa Highway No. 92 to the point of beginning, containing 3.4375 acres, including 0.6167 acres of Highway right-of-way

AND

Parcel "K" a part of the Northwest Quarter of the Northeast Quarter of Section 2, Township 75 North, Range 28 West of the 5th P.M., Madison County, Iowa,